

# INDEX LEGEND

Location:: S3-T76-R26 of the 5th P.M.  
 Requestor: Terry Lyon  
 Proprietor: Terry Lyon  
 Project: 18039 Date of Survey: 8/21/2018  
 Surveyor Co: Boldman Surveying Consultants  
 ✓ Prepared by/Return to: Craig S.Boldman  
 521 West Green Street, Winterset, Ia 50273  
 Phone/fax: 515-462-9242



Document 2018 2989

Book 2018 Page 2989 Type 06 026 Pages 2  
 Date 9/14/2018 Time 12:53:30PM  
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INDX  
 ANNO  
 SCAN  
 CHEK

LISA SMITH, COUNTY RECORDER  
 MADISON COUNTY IOWA

## CORRECTED PLAT OF SURVEY

Parcel "E" a part of the Northwest Fractional 1/4 of the Northeast 1/4 (NW Frac. 1/4 NE 1/4 and part of the Northeast Fractional 1/4 of the Northwest 1/4 (NE Frac. 1/4 NW 1/4) of Section 3, Township 76 North, Range 26 west of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "C" and Parcel "D". Said parcel described as follows:

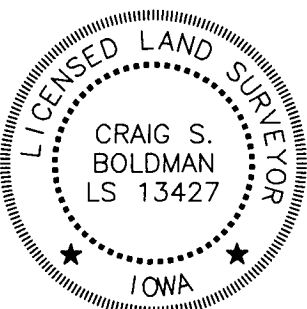
Beginning at the Northwest corner of said NW Frac. 1/4 NE 1/4); thence N 84°11'44" E, along the North line thereof, a distance of 1318.58' to the NE corner of said NW Frac. 1/4 NE 1/4; thence S 01°18'16" E, along the East line of said NW Frac. 1/4 NE 1/4, a distance of 993.64'; thence S 88°35'44" W a distance of 1132.66'; thence S 01°18'37" E a distance of 603.37'; thence S 84°11'47" W a distance of 238.19'; thence N 03°44'13" W, along the Easterly line of said Parcel "C", a distance of 344.23'; thence N 75°38'39" E, along said Easterly line, a distance of 11.59'; thence N 45°07'57" E, along said Easterly line, a distance of 38.89'; thence N 00°14'10" E, along said Easterly line, a distance of 1141.28' to the point of beginning.

Containing 31.934 acres

Surveyor's note:

Access to Parcel "E" will be from Parcel "D" which abuts Upland Trail, a county road.

This Corrected Plat of Survey replaces a Plat recorded in Book 2018 at Page 2957. The legal description was in error



I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa

Signature Craig S Boldman Date 9-13-18

Name Craig S. Boldman P.L.S No. 13427

Renewal date is December 31, 2018

Pages or sheets covered by this seal 1, 2

P.O.B.  
NW CORNER  
NW Fr 1/4 NE 1/4  
FOUND 1/2" IR  
w/ YELLOW CAP #6808  
(ALSO NE CORNER PARCEL "C")  
BOOK: 2012-204  
3-76-26

NE CORNER  
NW Fr. 1/4 NE 1/4  
SET 5/8" IR  
w/ ORANGE CAP #13427  
3-76-26

NE Fr. 1/4 NW 1/4

PARCEL "E"  
31.934 ACRES

EASTERLY LINE  
PARCEL "C"  
E1/2 NW1/4

EAST LINE  
E1/2 NW1/4  
3-76-26

FR. NW 1/4 NE 1/4

N45°07'57"E  
38.89'  
N75°38'39"E  
11.59'

SE COR  
FR. NW1/4 NE1/4  
FOUND 1/2" IR  
ORANGE CAP #5301

NE COR  
PARCEL "D"

Q.C.D.  
BK 2018  
PG 2798

EASTERLY LINE  
PARCEL "D"

SW 1/4 NE 1/4

PARCEL "D"  
SE 1/4 NW 1/4

PARCEL "A"

S84°49'41"W  
27.93'

N01°18'37"W  
659.35'

TRACT  
BOOK 2003 PAGE 944

TRACT

SW CORNER  
W1/2 NE1/4  
FOUND 1/2" IR  
w/ YELLOW CAP #5301  
3-76-26

UPLAND TRAIL

SE CORNER  
W 1/2 NE 1/4  
FOUND 1/2" IR  
w/ YELLOW CAP #5301  
3-76-26

- X— FENCE
- SET CAPPED IRON ROD (CIR) #13427
- FOUND CAPPED IRON ROD
- △ SET PLSS CORNER
- ▲ FOUND PLSS CORNER

